

121.A

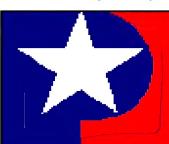
0003

0011.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED: 1,170,200 / 1,170,200  
USE VALUE: 1,170,200 / 1,170,200  
ASSESSED: 1,170,200 / 1,170,200
**Patriot**  
Properties Inc.

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
33		ADDISON ST, ARLINGTON

## OWNERSHIP

Owner 1:	LOUISE DOROTHY	Unit #:	35
Owner 2:			
Owner 3:			

Street 1: 35 ADDISON ST UNIT 2

Street 2:

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02476			Type:	

## PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1920, having primarily Wood Shingle Exterior and 3378 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7128																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	1,165,100	5,100		1,170,200		
							199180
							GIS Ref
							GIS Ref
							Insp Date
							07/26/18

## PREVIOUS ASSESSMENT

Parcel ID							
121.A-0003-0011.0							
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value
2020	102	FV	1,147,400	5100	.	1,152,500	1,152,500
2019	102	FV	994,100	3300	.	997,400	997,400
2018	102	FV	878,700	3300	.	882,000	882,000
2017	102	FV	800,700	3300	.	804,000	804,000
2016	102	FV	800,700	3300	.	804,000	804,000
2015	102	FV	739,600	3300	.	742,900	742,900
2014	102	FV	705,700	3300	.	709,000	709,000
2013	102	FV	640,300	3300	.	643,600	643,600

## SALES INFORMATION

TAX DISTRICT						PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ATAMIAN SETA	27631-143		8/29/1997		235,000	No	No	Y	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
12/30/2018	1938	Redo Kit	30,000	C					7/26/2018	Measured	DGM	D Mann
6/15/2018	809	Window/S	18,000	C					5/6/2000		197	PATRIOT
11/3/2009	1098	Re-Roof	8,330									
10/22/2008	1334	Add Bath	6,000									
10/21/2008	1322	New Wind	1,342									

## ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>					
Type: 99 - Condo Conv				Full Bath: 2	Rating: Good			CONDO CONVERSION 1997, Building Number 1.									
Sty Ht: 1 - 1 Story				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 3 - Brick or Stone				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath: 1	Rating: Good												
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 2 - Hip				<b>OTHER FEATURES</b>													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good												
Color: GREY				A Kits:	Rating:												
View / Desir:				Fpl: 1	Rating: Good												
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:												
Grade: B - Good				<b>CONDOS INFORMATION</b>													
Year Blt: 1920	Eff Yr Blt:			Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdict: G10		Fact: .		Floor: 1 - 1st Floor													
Const Mod:				% Own: 60.000000000													
Lump Sum Adj:				Name: 168 - 7128													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>					
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wall: 2 - Plaster				Functional:				Interior:		1	9	4	3				
Sec Int Wall:		%		Economic:				Additions:									
Partition: T - Typical				Special:				Kitchen:									
Prim Floors: 3 - Hardwood				Override:				Baths:									
Sec Floors:		%		Total:	18.6 %			Plumbing:									
Bsmnt Flr: 12 - Concrete				<b>CALC SUMMARY</b>				Electric:									
Subfloor:				Basic \$ / SQ: 295.00				Heating:									
Bsmnt Gar:				Size Adj.: 0.96083480				General:									
Electric: 3 - Typical				Const Adj.: 1.00989902													
Insulation: 2 - Typical				Adj \$ / SQ: 286.252													
Int vs Ext: S				Other Features: 109250													
Heat Fuel: 1 - Oil				Grade Factor: 1.33													
Heat Type: 1 - Forced H/Air				NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100		% AC:		LUC Factor: 1.00													
Solar HW: NO		Central Vac: NO		Adj Total: 1431359													
% Com Wall		% Sprinkled:		Depreciation: 266233				Juris. Factor: 1.00	Before Depr: 380.72								
				Depreciated Total: 1165126				Special Features: 0	Val/Su Net: 344.91								
								Final Total: 1165100	Val/Su SzAd: 344.91								
<b>MOBILE HOME</b>				WtAv\$/SQ:	AvRate:	Ind.Val:											
Make: [ ] Model: [ ] Serial #: [ ] Year: [ ] Color: [ ]																	
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 121.A-0003-0011.0													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D	Y	120X20	A	AV	1920		21.25	T	40	102			5,100		5,100
More: N	Total Yard Items:	5,100	Total Special Features:		Total:	5,100											
Undisplayed Areas: GLA: 3378																	
8																	
AssessPro Patriot Properties, Inc																	
																	